COMM AT NW COR OF SW1/4 OF NE 1/
208.84 FT FOR POB E 170.07 FT, S
170.07 FT, N 512.48 FT TO POB.

BRINKLEY TRACY E SR/BRINKLEY SABRINA D
166 NW BAGEL CT
LAKE CITY, FL 32055

2027

06-3S-16-02003-006

BUILDING CHARACTERISTICS

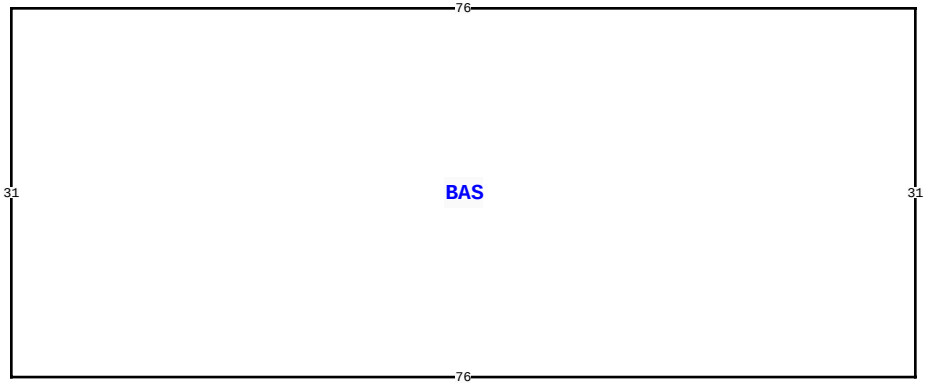
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	6316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100		2,356	139,674
TOTALS	2,356			2,356	139,674

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,356	115.9000	107.79	253,953	2005	2005	0	0	0	45.00	55.00

1 MANUF 1 100% - 2006 Heated Area: 2356 HX Base Yr 2006



166 NW BAGEL CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		139,674
TOTAL MARKET OB/XF VALUE		8,300
TOTAL LAND VALUE - MARKET		25,600
TOTAL MARKET VALUE		173,574
SOH/AGL Deduction		68,300
ASSESSED VALUE		105,274
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		53,863
TOTAL JUST VALUE		173,574
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		175,077

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043891	Roof Replacement	12,000	03/10/2022
22558	M H	429	12/06/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1030/0444	10/29/2004	QC	Q	V	03	100

GRANTOR: BRINKLEY

GRANTEE: BRINKLEY

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S31 E76 N31$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 8,300

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	100			0.00	0.00	2.00	AC		1.00	1.00	0.80	16,000.00	12,800.00	25,600							

REVIEW DATE 04/25/2022 BY JS Total Acres: 2.00 Total Land Value: 25,600 Market: 0 Agricultural: 0 Common: 25,600 PRINTED 11/17/2026 BY SYS